

DEED OF SALE BY PERSONAL REPRESENTATIVE
(Testate)
Maine Statutory Short Form

Know all Men by these Presents,

016231

TRANSFER
TAX
PAID

That BRUCE E. BELLMARE

of **Bedford**, County of _____, State of **New York**,
duly appointed and acting personal representative of the estate of **ROSE B. PETERS**,
deceased (testate), as shown by the probate records of the County of **Kennebec**, Maine,
(and having given notice to each person succeeding to an interest in the real property described below at least
ten (10) days prior to the sale) (and not having given notice to each person succeeding to an interest in the real
property described below at least ten (10) days prior to the sale, such notice not being required under the terms of
the decedent's will), by the power conferred by the Probate Code, and every other power, for consideration
paid, grants to **HARVEY J. GIROUX and** of **Waterville**,
ANTOINETTE GIROUX
County of **Kennebec**, State of **Maine**,
whose mailing address is **132 Water Street, Waterville, ME 04901**

the real property in **Waterville**, County of **Kennebec**,
State of Maine, described as follows:

A certain lot or parcel of land with the buildings thereon, situated in
Waterville, County of Kennebec, and State of Maine, and bounded and described
as follows, to wit:

Being Lot numbered forty-four (44), also the easterly half of Lot numbered
forty-five (45) and the westerly half of lot numbered forty-three (43)
according to a plan of Silvermount made by E. B. Coffin, C.E., dated June,
1937, and recorded in the Kennebec Registry of Deeds.

Subject, however, to certain restrictions common to the lots in said
Silvermount and described in a deed from James E. Poulin et al to Carl Croce
et al dated April 19, 1950, recorded in Kennebec Registry of Deeds, Book 889,
Page 584, to which deed and the record thereof reference is hereby made for
a more particular description of said restrictions.

Being the same property conveyed to Thomas Peters and Rose Peters from Roger
A. Pomerleau and Henriette M. Pomerleau on June 7, 1984 and recorded in the
Kennebec County Registry of Deeds in Book 2690, Page 7, by Warranty Deed in
Joint Tenancy; under the Will of the late Rose Peters, surviving joint tenant
who died on October 18, 1993, the property was inherited by the herein grantor
and Personal Representative, who was appointed the Personal Representative by
the Probate Court on October 25, 1993.

No warranties expressed or implied are made by the Grantor herein about the
condition of the buildings and improvements located on the property described
above. The transfer of the buildings on the property described above are made
"as is" "where is".

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Witness my hand and seal this 30th day of
June, 1994

Signed, Sealed and Delivered
in presence of

Bruce E. Bellmare
BRUCE E. BELLMARE

State of Maine, County of Kennebec ss. June 30, 1994

Then personally appeared the above named BRUCE E. BELLMARE

in his said capacity and acknowledged the foregoing instrument to be his free act and

and.



Before me,

Cyril M. Joly, Jr.
CYRIL M. JOLY, JR. Notary Public
Attorney at Law

RECEIVED KENNEBEC SS.
94 JUN 30 PM 2:51

ATTEST: *Norma Reed Moore*
REGISTER OF DEEDS

Commission Expires:
XXXXXXXXXXXX